
Norfolk Statistical Information



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NORFOLK STATISTICAL INFORMATION

FORM OF GOVERNMENT

Norfolk is an independent city with sole local government taxing power within its boundaries. It derives its governing authority from a charter originally adopted by the General Assembly of Virginia in 1918, which authorizes a Council-Manager form of government. The members of City Council are elected to office under a ward-based system with two members elected from citywide superwards. On July 1, 2006, as a result of a charter change approved by the Virginia General Assembly, Norfolk swore in the first Mayor elected at large. Prior to that time, the Mayor was appointed by the City Council. Among the city officials currently appointed by the City Council is the City Manager, who serves as the administrative head of the municipal government. The City Manager carries out the city's policies, directs business procedures, appoints, and has the power to remove the heads of departments and other employees of the city except those otherwise specifically covered by statutory provisions. The City Council also appoints certain boards, commissions, and authorities of the city.

The city provides a full range of services including: police protection; fire and paramedical services; mental health and social services; planning and zoning management; neighborhood preservation and code enforcement; environmental storm water management; local street maintenance; traffic control; design and construction of city buildings and infrastructure; parks and cemeteries operations and maintenance; recreation and library services; solid waste disposal and recycling; general administrative services; water and wastewater utilities; and construction and operation of parking facilities. The city budget allocates state and federal pass-through funds for education, public health, and other programs.

GEOGRAPHY

Norfolk lies at the mouth of the James and Elizabeth Rivers and the Chesapeake Bay, and is adjacent to the Atlantic Ocean and to the cities of Virginia Beach, Portsmouth, and Chesapeake. It has 7.3 miles of Chesapeake Bay beachfront and a total of 144 miles of shoreline along the lakes, rivers, and bay.

COMMUNITY PROFILE

The City of Norfolk was established as a town in 1682, then as a borough in 1736, and it was incorporated as a city in 1845. Norfolk is a city of over 238,000 residents and more than 100 diverse neighborhoods. It is the cultural, educational, business, and medical center of Hampton Roads that hosts the region's international airport and one of the busiest international ports on the East Coast of the United States.¹

The city is home to the world's largest naval complex with headquarters for U.S. Fleet Forces Command, NATO Allied Command Transformation, and other major naval commands. According to information released by the U.S. Navy in February 2022, the Navy's direct economic impact to the region in FY 2020 was nearly \$15.8 billion, a decrease of about \$650 million over FY 2019. Total annual payroll (military, civilian, and contractor) decreased from \$13.22 billion to \$13.19 billion. Procurement expenditures decreased almost \$650 million from approximately \$3.14 billion in FY 2019 to \$2.49 billion in FY 2020. There were 89,604 active duty Navy and Marine Corps military personnel assigned to Hampton Roads bases in FY 2020; approximately 66 percent were assigned to Naval Station Norfolk. There were 52,105 Navy civilian and Navy contracted employees in Hampton Roads, of whom 34 percent worked at Naval Station Norfolk in FY 2020.² The military presence provides a highly qualified pool of veterans for local businesses.

The city also serves as a gateway between world commerce centers and the industrial heartland of the United States. With one of the world's largest natural deep-water harbors and a temperate climate, the city hosts the Norfolk International Terminals (NIT), one of the largest general cargo ports on the East Coast. The Port's container volume for the calendar year (CY) that ended December 31, 2021 was 3,522,834 TEUs (twenty-foot equivalent container units), a 25.2 percent increase from CY 2020. In December 2021, the Port of Virginia set a new record for monthly TEU volume by handling more than 325,000 units. In November 2021, an \$80 million budget was approved for work to be completed at the NIT Central Rail Yard to increase annual container lift capacity from 350,000 to 610,000. Channel dredging taking place through the Thimble Shoal West and Thimble Shoal East projects will make the Port of Virginia the deepest port on the East Coast by late 2024.³

Economic development initiatives are focused on the attraction, expansion, and retention of businesses playing to the city's strengths, which include maritime, higher education, medical and research facilities, neighborhood and community revitalization, and commercial corridor development. Under the city's plan to promote the best use for scarce land, real property assessed values increased 137 percent since FY 2003 (from \$9,356,760 in FY 2003 to \$22,154,798 in FY 2021, in thousands).

The city continues to undergo a successful renewal including new office, retail, entertainment, and hotel construction downtown, new residential development along the rivers and bay front, and revitalization projects in many of its neighborhoods. Norfolk is home to Virginia's first and only light rail system and the Commonwealth's only cruise terminal. Recently completed construction projects include a downtown hotel and conference center, a new outlet mall, a new IKEA, and a revitalized Waterside District entertainment complex. There are several projects that are currently being planned for development, including construction of a new resort and casino next to Harbor Park, redevelopment of the Military Circle Mall area, and replacement of the downtown floodwall.

CITY FACTS

Total square miles: 96; Total square miles of land: 53

Population estimate (U.S. Census, 2020): 238,005

Median household income (American Community Survey (ACS), 2019 1-year estimate⁴): \$53,093

Average assessed value for residential homes (July 2021): \$240,807

Median listing price of residential homes (June 2021): \$239,900

Total property transfers (FY 2021): 8,348

Percentage of total property value that is non-taxable (FY 2021): 35.08%

¹All figures cited are the most recent available as of March 2022.

²Navy Region Mid-Atlantic Public Affairs Office, "Navy's economic impact in Hampton Roads nearly \$15.8 billion as global pandemic took hold" Released February 1, 2022. Available at [https://www.cnmc.navy.mil/content/dam/cnmc/cnrma/pdfs/economic_impact/economic_impact_\(FY2020\).pdf](https://www.cnmc.navy.mil/content/dam/cnmc/cnrma/pdfs/economic_impact/economic_impact_(FY2020).pdf)

³Port of Virginia Newsroom, <https://www.portofvirginia.com/who-we-are/newsroom/record-setting-volumes-no-congestion-and-a-new-round-of-strategic-investments-close-ports-2021/>

⁴Due to the impact of the COVID-19 pandemic, the Census Bureau did not release the standard ACS 1-year data for 2020 (instead, releasing experimental data products for 2020). Therefore, ACS 1-year data for 2019 is used for the remainder of the statistical information section. https://www.census.gov/library/working-papers/2021/acs/2021_CensusBureau_01.html

CITY FACTS CONTINUED

Public schools:

- Early childhood centers: 3
- Elementary schools (K-5): 27
- Elementary/Middle schools (K-8): 5 (1 is 3-8)
- Middle schools: 6
- High schools: 5

Public institutions of higher education:

- Old Dominion University
- Norfolk State University
- Tidewater Community College

Private institutions of higher education:

- Eastern Virginia Medical School (public-private)
- Virginia Wesleyan College

Parks:

- 2 festival parks (specially designated parks which are permitted, can support festivals, and comply with ABC Board regulations)
- 3 beach parks
- 7 community parks (10 acres in size or larger which support a variety of both active and passive activities)
- 38 neighborhood active parks (typically 10 acres or less that provide some type of recreational component for active play)
- 30 neighborhood passive greenspaces (typically 10 acres or less with no active play component or equipment)
- 40 school sites with active park amenities; 13 school & city sites with active park amenities
- 10 city centers with active park amenities
- 13 dog parks

Community and recreation centers¹: 18

Specialty centers¹: 8 (boxing, fitness, performance arts, skateboarding, senior, and therapeutics)

Public pools¹: 3 indoor, 2 outdoor

Libraries¹: 1 downtown library, 2 anchor branches, 9 branches, 1 bookmobile, mobile delivery service

7 major venues for public performances

Home to the only cruise ship terminal in Virginia

Established the first light rail system in Virginia, which runs a total length of 7.4 miles and has a total of 11 stations with four park-and-ride lots

¹As a result of the COVID-19 pandemic public health restrictions and financial constraints, not all city recreation centers and libraries are currently open.

ECONOMIC AND DEMOGRAPHIC FACTORS

ASSESSED VALUE OF TAXABLE PROPERTY

Table 1: Assessed Valuations of Taxable Property 2003-2021 (In thousands)

Year	Real Property	Personal Property	Other Property	Total Taxable Assessed Value
2003	\$9,356,760	\$1,311,951	\$271,046	\$10,939,757
2004	\$10,029,639	\$1,503,713	\$281,578	\$11,814,930
2005	\$10,960,812	\$1,569,991	\$305,154	\$12,835,957
2006	\$12,691,527	\$1,655,021	\$316,863	\$14,663,411
2007	\$15,607,512	\$1,687,318	\$324,387	\$17,619,217
2008	\$18,401,851	\$1,983,503	\$193,287	\$20,578,641
2009	\$19,397,795	\$1,676,811	\$233,703	\$21,308,309
2010	\$19,940,273	\$1,610,680	\$226,801	\$21,777,754
2011	\$19,320,642	\$1,832,276	\$230,756	\$21,383,674
2012	\$18,676,729	\$1,613,797	\$238,497	\$20,529,023
2013	\$18,319,947	\$1,532,337	\$241,023	\$20,093,307
2014	\$18,421,412	\$1,512,332	\$258,302	\$20,192,046
2015	\$18,734,201	\$1,902,442	\$255,710	\$20,892,353
2016	\$19,106,737	\$1,952,955	\$277,301	\$21,336,993
2017	\$19,433,889	\$2,219,662	\$265,149	\$21,918,700
2018	\$19,870,881	\$1,938,053	\$288,054	\$22,096,988
2019	\$20,345,182	\$2,006,838	\$281,245	\$22,633,265
2020	\$21,334,651	\$2,141,764	\$304,481	\$23,780,896
2021	\$22,154,798	\$2,207,130	\$275,805	\$24,637,733

Source: City of Norfolk 2021 Annual Comprehensive Financial Report (ACFR)

ASSESSED PROPERTY VALUE CHANGE

Table 2: Assessed Value Change From 7/1/20 to 7/1/21 by Property Type

Property Class	July 1, 2020	July 1, 2021	\$ Difference	% Change
Residential	\$13,338,690,500	\$14,058,774,500	\$720,084,000	5.40%
Apartments	\$2,437,781,900	\$2,648,582,600	\$210,800,700	8.65%
Commercial/Industrial	\$5,007,039,100	\$4,972,821,000	-\$34,218,100	-0.68%
Vacant Land	\$293,272,200	\$297,496,000	\$4,223,800	1.44%
Total	\$21,076,783,700	\$21,977,674,100	\$900,890,400	4.27%

Source: Office of the Real Estate Assessor

PRINCIPAL TAXPAYERS

Table 3: Principal Property Taxpayers in 2021

Rank	Taxpayer	Real Property Taxable Assessed Value	Percent of Total Assessed Value
1	MacArthur Shopping Center	\$188,026,500	0.86%
2	MPB, Inc.	\$171,356,000	0.78%
3	ODU Real Estate Foundation	\$140,719,200	0.64%
4	SLNWC Office Company, LLC	\$85,013,200	0.39%
5	Hertz Norfolk 999 Waterside, LLC	\$77,423,200	0.35%
6	Dominion Enterprises	\$69,962,400	0.32%
7	WIM Core Portfolio Owner, LLC	\$64,913,800	0.30%
8	City Walk One, LLC	\$59,287,300	0.27%
9	Sir Properties Trust	\$59,059,300	0.27%
10	Park Crescent Owner, LLC	\$56,640,300	0.26%

Source: City of Norfolk 2021 Annual Comprehensive Financial Report (ACFR)

PRINCIPAL EMPLOYERS

Table 4: 26 Largest Employers in 2021

1. U.S. Department of Defense	14. Security Forces, Inc.
2. Sentara Healthcare	15. U.S. Navy Exchange
3. Norfolk City School Board	16. Postal Service
4. City of Norfolk	17. U.S. Department of Homeland Defense
5. Old Dominion University, Norfolk	18. CMA CGM America
6. Children's Hospital of the King's Daughters	19. Bon Secours Health System Inc
7. Sentara Health Management	20. Virginia International Terminal
8. Eastern Virginia Medical School	21. Colonnas Shipyard
9. Anthem	22. ODU Research Foundation
10. Norfolk State University	23. Cp&o LLC
11. Norshipco	24. Food Lion
12. Portfolio Recovery Association	25. Art FX
13. Wal Mart	26. Maersk Line United

Source: Virginia Employment Commission, Virginia Community Profiles, Norfolk City, updated March 2022, Quarterly Census of Employment and Wages (QCEW), 3rd Quarter (July, August, September) 2021

Table 5: Employers by Size of Establishment

Number of Employees	Norfolk	Virginia
0 to 4	3,238	187,154
5 to 9	970	40,083
10 to 19	810	29,230
20 to 49	659	21,363
50 to 99	193	7,264
100 to 249	116	3,657
250 to 499	38	1,070
500 to 999	13	358
1,000 and over	15	245

Source: Virginia Employment Commission, Virginia Community Profiles, Norfolk City, updated March 2022

Table 6: Top 10 Places Workers are Commuting From

Area of Virginia	Workers
Norfolk	33,920
Virginia Beach	33,445
Chesapeake	18,688
Portsmouth	6,786
Suffolk	5,030
Hampton	4,885
Newport News	3,643
Isle of Wight County	1,178
Chesterfield County	1,157
Fairfax County	1,109

Source: U.S. Census Bureau, Longitudinal Employer-Household Dynamics, updated October 2021

POPULATION AND AGE

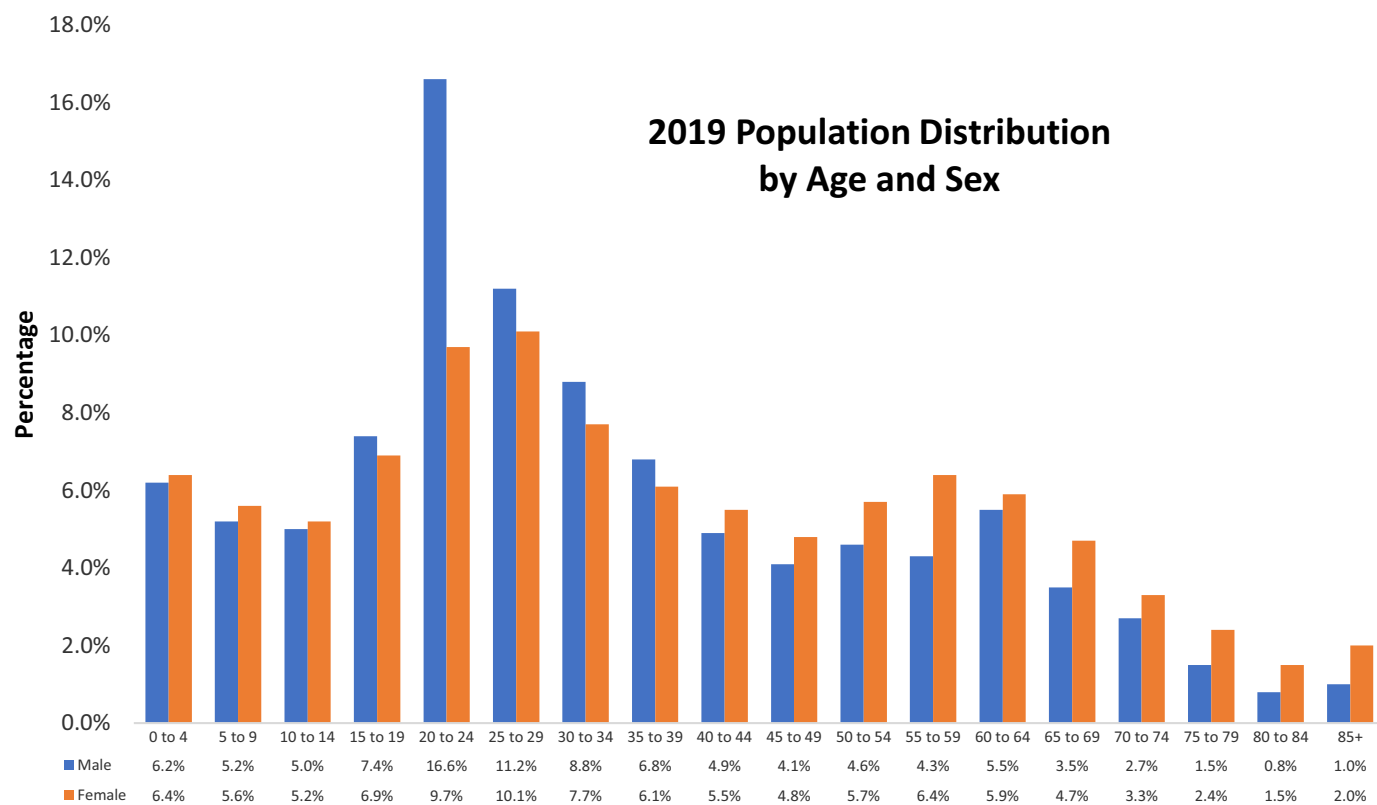
As shown in Table 7, the population of the city decreased by 4,798 persons according to the 2020 decennial census. Norfolk is the third most populous city in Virginia.

Table 7: Population Trend Comparison, 1960-2020

Year	City of Norfolk		Commonwealth of Virginia		United States	
	Number	Percent	Number	Percent	Number	Percent
1960	305,872	--	3,966,949	--	179,323,175	--
1970	307,951	0.7%	4,648,494	17.2%	203,211,926	13.3%
1980	266,979	-13.3%	5,346,818	15.0%	226,545,805	11.5%
1990	261,229	-2.2%	6,187,358	15.7%	248,709,873	9.8%
2000	234,403	-10.3%	7,078,515	14.4%	281,421,906	13.2%
2010	242,803	3.6%	8,001,024	13.0%	308,745,538	9.7%
2020	238,005	-2.0%	8,631,393	7.9%	331,449,281	7.4%

Source: U. S. Department of Commerce, Bureau of the Census; Decennial Census

Table 8: Population Distribution by Age and Sex



Source: U.S. Census Bureau, 2019 American Community Survey estimates

STUDENT POPULATION

Table 9: Norfolk Public Schools Student Population, 1996-2023

Year	Average Daily Membership (March 31)	Change	Percent Change
1996-1997	35,677	618	1.8%
1997-1998	35,923	246	0.7%
1998-1999	35,709	-214	-0.6%
1999-2000	35,326	-383	-1.1%
2000-2001	35,000	-326	-0.9%
2001-2002	34,408	-592	-1.7%
2002-2003	34,089	-319	-0.9%
2003-2004	34,030	-59	-0.2%
2004-2005	33,708	-322	-0.9%
2005-2006	33,472	-236	-0.7%
2006-2007	32,929	-543	-1.6%
2007-2008	32,213	-716	-2.2%
2008-2009	31,639	-574	-1.8%
2009-2010	31,176	-463	-1.5%
2010-2011	31,020	-156	-0.5%
2011-2012	30,498	-522	-1.7%
2012-2013	30,260	-238	-0.8%
2013-2014	29,859	-401	-1.3%
2014-2015	29,724	-135	-0.5%
2015-2016	29,607	-117	-0.4%
2016-2017	28,925	-682	-2.3%
2017-2018	28,432	-493	-1.7%
2018-2019	27,934	-498	-1.8%
2019-2020	27,663	-271	-1.0%
2020-2021	26,371	-1,292	-4.7%
2021-2022 (projected)	25,639	-732	-2.8%
2022-2023 (projected)	25,342	-297	-1.2%

Source: Norfolk Public Schools "Fiscal Year 2022 Superintendent's Adopted Educational Plan & Budget"

EDUCATIONAL ATTAINMENT

Table 10: Educational Attainment

	Total	Male	Female
Population 18 to 24 years	43,719	27,441	16,278
Less than high school graduate	5.5%	5.9%	4.8%
High school graduate (includes equivalency)	48.4%	53.4%	40.1%
Some college or associates degree	40.4%	35.9%	47.9%
Bachelor's degree or higher	5.7%	4.7%	7.3%
Population 25 years and over	152,165	75,527	76,638
Less than 9 th grade	3.3%	3.4%	3.3%
9 th to 12 th grade, no diploma	8.4%	9.4%	7.4%
High school graduate (includes equivalency)	25.9%	28.4%	23.5%
Some college, no degree	23.2%	22.2%	24.1%
Associates degree	8.6%	7.5%	9.6%
Bachelor's degree	18.9%	17.2%	20.6%
Graduate or professional degree	11.7%	11.9%	11.5%

Source: U.S. Census Bureau, 2019 American Community Survey 1-Year Estimates

INCOME

Table 11: Per Capita Personal Income Comparisons, 2007-2020

Year	Norfolk	VA-NC MSA	Virginia	United States
2007	\$37,023	\$39,212	\$44,248	\$39,883
2008	\$35,852	\$40,181	\$45,514	\$41,026
2009	\$33,610	\$39,460	\$44,087	\$39,356
2010	\$33,990	\$40,326	\$45,519	\$40,690
2011	\$34,587	\$41,771	\$47,638	\$42,783
2012	\$35,422	\$42,957	\$49,366	\$44,614
2013	\$35,127	\$42,780	\$48,654	\$44,894
2014	\$36,129	\$44,127	\$50,428	\$47,017
2015	\$36,982	\$45,799	\$52,379	\$48,891
2016	\$37,763	\$46,833	\$53,439	\$49,812
2017	\$38,775	\$48,131	\$55,181	\$51,811
2018	\$38,262	\$48,322	\$56,978	\$54,098
2019	\$39,453	\$49,792	\$58,738	\$56,047
2020	\$42,996	\$53,310	\$61,958	\$59,510

Source: U.S. Department of Commerce, Bureau of Economic Analysis, Personal Income

Table 12: Household Income 2017-2019

Subject	City of Norfolk			Commonwealth of Virginia		
	2017 Estimate	2018 Estimate	2019 Estimate	2017 Estimate	2018 Estimate	2019 Estimate
INCOME AND BENEFITS						
Total households	87,857	89,338	88,387	3,120,880	3,175,524	3,191,847
Less than \$10,000	9.0%	9.1%	9.2%	5.3%	5.2%	4.8%
\$10,000 to \$14,999	6.5%	5.1%	4.7%	3.7%	3.6%	3.2%
\$15,000 to \$24,999	12.2%	11.0%	9.1%	7.4%	7.4%	7.0%
\$25,000 to \$34,999	8.6%	11.1%	11.3%	7.4%	7.5%	7.2%
\$35,000 to \$49,999	14.1%	14.0%	12.3%	11.2%	11.3%	10.7%
\$50,000 to \$74,999	17.0%	20.8%	20.0%	16.9%	16.3%	16.3%
\$75,000 to \$99,999	13.3%	11.8%	13.0%	13.2%	12.8%	13.0%
\$100,000 to \$149,999	11.5%	9.0%	11.6%	16.6%	16.7%	17.0%
\$150,000 to \$199,999	3.6%	3.6%	5.2%	8.3%	8.4%	9.0%
\$200,000 or more	4.2%	4.4%	3.5%	9.9%	10.7%	11.9%
Median household income	\$49,445	\$49,587	\$53,093	\$71,535	\$72,577	\$76,456

Source: 2017-2019 American Community Survey 1-Year Estimates

HOUSING AND CONSTRUCTION AVAILABILITY

Table 13: New Construction and Property Values, 2004-2021

Fiscal Year	Residential Construction			Non-Residential Construction	
	Building Permits	Number of Units	Estimated Value (in thousands)	Building Permits	Estimated Value (in thousands)
2004	506	766	\$83,525	71	\$14,658
2005	560	1,191	\$204,391	80	\$80,316
2006	531	1,058	\$133,053	60	\$165,989
2007	389	491	\$68,476	55	\$81,396
2008	277	815	\$101,212	35	\$102,714
2009	209	535	\$35,878	38	\$138,131
2010	191	621	\$58,729	35	\$104,922
2011	221	479	\$37,298	27	\$40,073
2012	268	371	\$39,360	26	\$116,401
2013	384	822	\$63,728	28	\$105,635
2014	432	1,393	\$93,072	33	\$37,575
2015	399	729	\$59,018	36	\$233,824
2016	384	894	\$74,377	20	\$91,171
2017	459	1,193	\$68,571	25	\$82,443
2018	346	597	\$54,899	15	\$118,459
2019	274	1,125	\$83,245	31	\$238,513
2020	405	1,182	\$87,820	26	\$282,015
2021	410	1,194	\$125,073	25	\$120,380

Source: City of Norfolk Department of City Planning

UNEMPLOYMENT

Table 14: Unemployment Rate Comparisons, 2010-2020

	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020
City of Norfolk	9.0	8.3	7.5	6.8	6.2	5.5	5.2	4.6	3.6	3.3	8.7
Hampton Roads MSA	7.8	7.3	6.7	6.1	5.6	4.9	4.5	4.1	3.2	3.0	7.1
Commonwealth of Virginia	7.3	6.6	5.9	5.6	5.1	4.4	4.0	3.7	3.0	2.8	6.2
United States	9.6	8.9	8.1	7.4	6.2	5.3	4.9	4.4	3.9	3.7	8.1

Sources: U.S. Bureau of Labor Statistics: Labor Force Statistics from the Current Population Survey and Local Area Unemployment Statistics (LAUS) series

Note: Not seasonally adjusted; figures represent annual averages.

WAGES

Table 15: Distribution of Average Hourly Wage in Virginia, Top 20 Counties/Cities

Rank	Area Name	Employment September 2021	*Average Hourly Wage	Average Weekly Wage	*Average Annual Wage
1	Goochland County	19,214	\$50.65	\$2,026	\$105,352
2	Arlington County	172,569	\$47.68	\$1,907	\$99,164
3	Fairfax County	608,141	\$46.15	\$1,846	\$95,992
4	Alexandria City	84,233	\$40.08	\$1,603	\$83,356
5	King George County	12,763	\$37.73	\$1,509	\$78,468
6	Falls Church City	11,441	\$37.38	\$1,495	\$77,740
7	Loudoun County	172,618	\$35.43	\$1,417	\$73,684
8	Manassas City	23,178	\$34.95	\$1,398	\$72,696
9	Surry County	1,948	\$34.25	\$1,370	\$71,240
10	Richmond City	151,127	\$33.35	\$1,334	\$69,368
11	Norfolk City	133,903	\$29.80	\$1,192	\$61,984
12	Fairfax City	18,817	\$29.73	\$1,189	\$61,828
13	Albemarle County	56,636	\$29.18	\$1,167	\$60,684
14	Hopewell City	7,338	\$29.08	\$1,163	\$60,476
15	Charlottesville City	38,256	\$28.95	\$1,158	\$60,216
16	Henrico County	181,294	\$28.90	\$1,156	\$60,112
17	Stafford County	44,935	\$28.75	\$1,150	\$59,800
18	Prince George County	14,371	\$28.48	\$1,139	\$59,228
19	Portsmouth City	42,890	\$28.25	\$1,130	\$58,760
20	Newport News City	99,414	\$27.98	\$1,119	\$58,188

* Calculated. Assumes a 40-hour week worked the year round.

Source: Bureau of Labor Statistics, Quarterly Census of Employment and Wages, 3rd Quarter 2020

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